



City of NORFOLK

To: Norfolk Design Review Committee
City of Norfolk, Virginia

February 9, 2015

Subject: Certificate of appropriateness for
a garden shed

Ward/Superward: 2/6

Approved:

Leonard M. Newcomb, III
Zoning Services Manager

Certificate of Appropriateness Staff Report

- I. **Property Address:** 323 W. Freemason Street
- II. **Applicant Information:** #15-02
Owner/Applicant: Nick Cordovana
- III. **Historic District Information**
Historic District: West Freemason
Date of Structure: 1978
Period of Significance: Late 19th to Early 20th Century
Contribution/noncontributing: Noncontributing
Architectural style of building: n/a
Significant elements of building: This is a brick, two-and-one-half story row house
- IV. **Building Application:** The applicant proposes to add a garden shed
- V. **Project Description:** The applicant is proposing to install a "Craftsman" wood/plastic composite storage building that measures 90.2 inches wide by 48 inches deep and 99.4 inches in height. This accessory building will be assembled on top of an existing concrete pad and located inside a 72 inch high fence. Approximately 24 inches of the gabled end portion of the roof would be visible from Freemason Mews.
- VI. **Norfolk Design Guidelines:**
1:3 Accessory Structures
 2. Select the placement and orientation of a new accessory structure to be toward the rear of a property and in a traditional location for its usage on the site.
 3. Limit the size and footprint of the new accessory structure. They should not dominate the historic building in size or height.

4. Do not remove historic features or mature trees in order to install a new accessory structure.

V. Recommendation: Due to the minimal visibility and its association with a noncontributing primary structure staff recommends approval for a Certificate of Appropriateness for the addition of the proposed garden shed. This request meets the *City of Norfolk, Historic District Design Guidelines* for Accessory Structures: number 2) "Select the placement and orientation of a new accessory structure to be toward the rear of a property and in a traditional location for its usage on the site. "



121-123 W. Charlotte Street



323 W. Freemason St.-Google Earth image



Google Earth image looking down the Mews from Dunmore St.—the shed that is visible is outside the fence and went through Design Review in 2007



Image looking up the Mews towards Dunmore St.